



Union Court, Chester Le Street, DH3 3PA
1 Bed - Flat
£60,000

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* NO CHAIN * EXCELLENT POSITION * DUAL ASPECT
WINDOWS ALLOWING FOR AMPLE NATURAL LIGHT *
HEART OF CHESTER LE STREET TOWN CENTRE * LOVELY
OUTLOOK * SECURE INTERCOM SYSTEM *

Available to purchase with the benefit of immediate vacant possession is this well positioned apartment. This apartment is one of the few in the development located on a corner, which therefore has dual aspect windows allowing for ample natural light. Please note that the complex is available exclusively for over 55's. The complex has communal areas which are well maintained, and lift and stair access.

Internally the property has an entrance hallway with two large cupboards, inviting living room with great outlook towards Chester le Street, fitted kitchen with Velux window, master bedroom with wardrobes, and a shower room / WC.

The property is located in the heart of Chester le Street town centre, and has excellent access to local amenities, recreational facilities, bus, rail and car links.

Council Tax Band A

Energy Rating C

Lease - 125 years from 22/06/1990, 93 years remaining. £120 per month charges.

Entrance Lobby

Communal Areas

Access Via Secure Intercom System

Hallway

Living Room

16'1" x 9'10" (4.9 x 3 (4.88 x 3.00))

Kitchen

9'2" x 7'7" (2.8 x 2.3 (2.79 x 2.29))

Bedroom

14'9" x 9'6" (4.5 x 2.9 (4.50 x 2.90))

Shower Room / WC

7'10" x 5'11" (2.4 x 1.8 (2.39 x 1.78))



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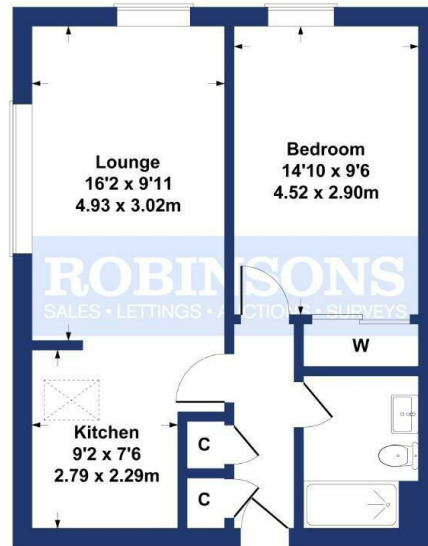
Lettings and Management

Strategic Marketing Plan

Dedicated Property Manager

Union Court

Approximate Gross Internal Area
515 sq ft - 48 sq m



SKETCH PLAN FOR ILLUSTRATIVE PURPOSES ONLY

All measurements walls, doors, windows, fittings and appliances, their sizes and locations, are approximate only. They cannot be regarded as being a representation by the seller, nor their agent.

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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
A (92-100)		
B (81-91)		
C (69-80)		
D (55-68)		
E (39-54)		
F (21-38)		
G (1-20)		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
A (92-100)		
B (81-91)		
C (69-80)		
D (55-68)		
E (39-54)		
F (21-38)		
G (1-20)		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC	

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